



1. The annexation will enhance and will not be detrimental to or endanger the public health, safety, morals, convenience or general welfare of the citizens of the area proposed to be annexed or of the surrounding areas of the City and of the County;
2. The annexation will not be injurious to the use and enjoyment of other property in the immediate vicinity nor substantially diminish and impair property values within the neighborhood;
3. The annexation is in conformance with the plans of general development of the City and of the County;
4. Acceptable and reasonable steps are being or will be taken to provide adequate municipal services;
5. The annexation will not precipitate environmental degradation;
6. The annexation will generate revenue at least equal to the anticipated cost of providing municipal services; and

**WHEREAS,** the said property is presently designated as suitable for medium density residential uses under the Annapolis Neck Small Area Plan, adopted March 17, 2003, by the Anne Arundel County Council by Bill No. 83-02; and

**WHEREAS,** the applicant requests a zoning classification of R3, Single-Family Residence District which request is being addressed the City Council in considering O-33-04.

**NOW THEREFORE BE IT RESOLVED** this \_\_\_\_ day of \_\_\_\_\_, 2004, by the Annapolis City Council that the hereinafter described property be, and it is hereby, annexed to the lands and properties heretofore included within the boundaries of the City of Annapolis, and it hereafter shall be generally subject to the provisions of the Charter and Code of the City of Annapolis, said property being more particularly described as follows:

**METES AND BOUNDS DESCRIPTION  
TO ACCOMPANY  
AIC FOREST, LLC ANNEXATION PETITION INTO  
THE CITY OF ANNAPOLIS  
PROPOSED ANNEXATION PARCEL**

BEGINNING FOR THE SAME AT A POINT WHICH MARKS A BOUNDARY COMMON TO THE PROPERTY OF AIC FOREST, LLC AS ACQUIRED BY DEED DATED THE 12TH DAY OF JUNE, 2000 AND RECORDED AMONG THE LAND RECORDS OF ANNE ARUNDEL COUNTY IN BOOK 9820, PAGE 364 AND THE PROPERTY OF ANSTALT FUER KOMMUNIKATIONEN, A LIECHTENSTEIN CORPORATION, AS ACQUIRED BY DEED DATED THE 24TH DAY OF JULY 2001 AND RECORDED AMONG THE LAND RECORDS OF ANNE ARUNDEL COUNTY IN BOOK 10617, PAGE 234; SAID POINT OF BEGINNING

BEING LOCATED SOUTH 54° 42' 45" WEST, 62.49 FT. FROM AN IRON PIPE FOUND WHICH MARKS THE END OF THE NORTH 54° 42' 48" EAST, 409.62 FT. LINE AS SHOWN ON THE CONDOMINIUM PLAT OF 1623 FOREST DRIVE AND RECORDED AMONG THE PLAT RECORDS OF ANNE ARUNDEL COUNTY IN PLAT BOOK E-30, PAGE 32. THENCE FROM THE BEGINNING SO FIXED AND BINDING ON THE BOUNDARY LINE COMMON TO THE PROPERTY OF AIC FOREST, LLC AND THE PROPERTY OF ANSTALT FUER KOMMUNIKATIONEN, A LIECHTENSTEIN CORPORATION, AND BINDING ON THE BOUNDARY LINE SHOWN ON THE CONDOMINIUM PLAT OF 1623 FOREST DRIVE, REVERSELY AND WITH MERIDIAN CORRECTED AS NOW SURVEYED AND WITH MERIDIAN CORRECTED TO THE CITY OF ANNAPOLIS BY WAY OF DIRECT TIES INTO CITY SURVEY MONUMENTS 18351 AND 311

1. SOUTH 54° 42' 45" WEST, 347.13 FT. TO AN IRON PIPE FOUND; THENCE LEAVING THE PROPERTY OF ANSTALT FUER KOMMUNIKATIONEN, A LIECHTENSTEIN CORPORATION, AND BINDING ON THE BOUNDARY LINE COMMON TO THE PROPERTY OF AIC FOREST, LLC AND THE PROPERTY OF KATHERINE PROPERTIES, LLC AS ACQUIRED BY DEED DATED THE 2ND DAY OF JULY, 1997 AND RECORDED AMONG THE LAND RECORDS OF ANNE ARUNDEL COUNTY IN BOOK 7976, PAGE 774 AND WITH MERIDIAN CORRECTED AS AFORESAID

2. SOUTH 85° 34' 47" WEST, 512.97 FT. TO A CONCRETE MONUMENT FOUND; THENCE LEAVING SAID CONVEYANCE TO KATHERINE PROPERTIES, LLC AND BINDING ON THE BOUNDARY LINE COMMON TO THE PROPERTY OF AIC FOREST, LLC AND THE PROPERTY OF KATHERINE PROPERTIES, INC. AS ACQUIRED BY DEED DATED THE 6TH DAY OF DECEMBER, 1996 AND RECORDED AMONG THE LAND RECORDS OF ANNE ARUNDEL COUNTY IN BOOK 7707, PAGE 244 WITH MERIDIAN CORRECTED AS AFORESAID AND AS NOW SURVEYED

3. NORTH 38° 13' 21" EAST, 816.18 FT.; THENCE LEAVING SAID CONVEYANCE TO KATHERINE PROPERTIES, INC. AND BINDING ON PART OF THE BOUNDARY LINE COMMON TO THE PROPERTY OF AIC FOREST, LLC AND THE PROPERTY OF RONALD B. HOLLANDER AS ACQUIRED BY DEED DATED THE 4TH DAY OF JANUARY, 1979 AND RECORDED AMONG THE LAND RECORDS OF ANNE ARUNDEL COUNTY IN BOOK 3165, PAGE 471 WITH MERIDIAN CORRECTED AS AFORESAID AND AS NOW SURVEYED

4. SOUTH 43° 04' 13" EAST, 27.76 FT. TO INTERSECT THE NORTH 18° 26' 20" WEST, 258.54 FT. LINE OF THE EXISTING CITY BOUNDARY; THENCE LEAVING SAID LAST MENTIONED COMMON BOUNDARY LINE AND BINDING ON THE EXISTING CITY BOUNDARY LINE, REVERSELY THE FOLLOWING THREE (3) BEARINGS AND DISTANCES:

5. SOUTH 18° 26' 20" EAST, 213.45 FT.; THENCE

6. SOUTH 48° 35' 30" EAST, 193.45 FT.; THENCE

7. SOUTH 49° 07' 40" EAST, 77.04 FT. TO THE POINT OF BEGINNING. CONTAINING 5.1906 ACRES OF LAND, MORE OR LESS, WITHIN THE BOUNDS OF THIS DESCRIPTION ACCORDING TO A SURVEY AND PLAT PREPARED IN THE OFFICE OF C.D. MEEKINS & ASSOCIATES, INC., CONSULTING ENGINEERS AND SURVEYORS, AUGUST 6, 2004

BEING A PART OF THAT CONVEYANCE FROM SPA LANDING LIMITED PARTNERSHIP TO AIC FOREST, LLC BY DEED DATED THE 12TH DAY OF JUNE, 2000 AND RECORDED AMONG THE LAND RECORDS OF ANNE ARUNDEL COUNTY IN BOOK 9820, PAGE 364.

I hereby certify that the above metes and bounds description accurately reflects the boundaries of this property being contemplated for annexation.

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Margaret B. Martin, PE  
Director of Public Works  
City of Annapolis

**CONTAINING** 5.1906 acres of land more or less, within the bounds of this description, according to a survey and plat by C. D. Meekins & Associates, Inc., Consulting Engineers and Surveyors, dated August 6, 2004.

**AND BE IT FURTHER RESOLVED BY THE ANNAPOLIS CITY COUNCIL** that the said property will be placed upon the tax rolls of the City of Annapolis immediately upon the effective date of this annexation, and the owner thereof shall be liable for real estate taxes as provided by Maryland law levied for the fiscal year during which this Resolution is effective, prorated from the effective date.

**AND BE IT FURTHER RESOLVED BY THE ANNAPOLIS CITY COUNCIL** that subject to the following conditions, the AIC Forest, LLC, annexation is hereby approved:

*1. To be added at later date.*

**AND BE IT FURTHER RESOLVED BY THE ANNAPOLIS CITY COUNCIL** that this property shall become part of the Fourth Election Ward.

**AND BE IT FURTHER RESOLVED BY THE ANNAPOLIS CITY COUNCIL** that the 1998 Annapolis Comprehensive Plan shall be amended to reflect the annexation of the AIC Forest, LLC, property and the zoning designation as designated by Ordinance O-33-04.

**AND BE IT FURTHER RESOLVED BY THE ANNAPOLIS CITY COUNCIL** that this Resolution shall become effective upon the forty-fifth day following the date of its passage, provided no Petition for Referendum has been properly filed according to law.

**ADOPTED** this \_\_\_\_<sup>th</sup> day of \_\_\_\_\_, 2004.

**ATTEST:**

**THE ANNAPOLIS CITY COUNCIL**

\_\_\_\_\_  
Deborah Heinbuch, MMC  
City Clerk

BY: \_\_\_\_\_  
ELLEN O. MOYER, MAYOR

**Effective Date:** \_\_\_\_\_, 2004

**EXPLANATION:**

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3  
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**Redlining indicates matter added to existing law.**  
~~Strike Out indicates matter deleted from existing law.~~  
Underlining indicates amendments.